



## PEACE RIVER REGIONAL DISTRICT

### APRIL BOARD MEETING MINUTES

DATE: April 14, 2011

TIME: 10:00 a.m.

PLACE: North Peace Cultural Centre Carpet Room, Fort St. John, BC

PRESENT:

Directors

Director Goodings, Chair  
Director Hiebert  
Director Caton  
Director Hadland  
Director Lantz  
Director Clark  
Director Saugstad  
Director White  
Director Jarvis  
Director Ackerman

Alternate Directors

Alternate Director Shuman  
Alternate Director Johnson

Absent

Director Bernier  
Director Anderson

Staff

Fred Banham, Chief Administrative Officer  
Shannon Anderson, General Manager of Environmental Services  
Bruce Simard, General Manager of Development Services  
Faye Salisbury, Corporate Officer  
Trish Morgan, Manager of Community Services  
Tim Donegan, North Peace Land Use Planner  
Gordon Johnsen, Building Inspector  
Sheila DeCosta, Secretary Legislative Services - Recorder

Others

Lenore Harwood, Hudson's Hope  
Shannon Lucas, Baldonnel  
Bernie Toner, Baldonnel  
Michaela Garston, NE News  
Bruce Levey, Fort St. John  
Dale Levey, Fort St. John  
Carina Milan, Fort St. John  
Laurie McDonald, Fort St. John  
Sean Assur, Fort St. John  
David Bell, Astral Media  
Tim Van Den Heuvel, CCS Midstream, Fort St. John  
Norma Walker, Pouce Coupe  
Gary Weilinger, Spectra Energy, Calgary  
Hanif Ladha, CCS Midstream, Calgary  
Dan Wallace, CCS Midstream, Calgary

D-1 Tracker Contracting Ltd.

Greg Wilson

D-2 Re: Item R-11

Janette Taylor, Hudson's Hope  
Marcus Taylor, Hudson's Hope

- 1) Call to Order                      The Chair called the meeting to order at 10:05 a.m.

DIRECTORS NOTICE OF NEW BUSINESS:

Director Hadland                      CN Rail

ADOPTION OF AGENDA:

- 2) Adoption of Agenda              RD/11/04/01  
MOVED by Director Caton, SECONDED by Director Ackerman,  
that the Peace River Regional District agenda for the April 14, 2011 meeting, including  
Director's new business and additional handout items for the agenda, be adopted as  
amended:

1. Call to Order
2. Directors' Notice of New Business
3. Adoption of Agenda
4. Minutes
  - M -1 Regional District Meeting Minutes of March 24, 2011.
5. Business Arising from the Minutes
6. Delegations
  - 11 a.m. D-1 Tracker Contracting Ltd.  
Re: Development on his property 7648 100 Avenue, Fort St. John, BC  
Greg Wilson (at the Board's request)
  - 11:30 a.m. D-2 Janette and Marcus Taylor  
Re: Development on Lahagarte Road  
Roger Rattie (See R-11)
7. Petitions
8. Correspondence
  - C-1 March 21, 2011 - National Energy Board - Westcoast Energy Inc.
  - C-2 March 29, 2011 - UBCM Member Release - RCMP Contract Negotiations.
  - C-3 March 30, 2011 - Ministry of Community, Sport and Cultural Development- Strategic Community Investment Fund.
  - C-4 March 21, 2011 - Ministry of Health - Bachelor of Science in Nursing.
  - C-5 March 15, 2011 - BC Hydro - Update on Dawson Creek / Chetwynd Area Transmission Report.
  - C-6 Invitation to BC Rural Network's 2011 AGM and Workshop in Williams Lake, BC.
  - C-7 March 25, 2011 - EnCana - Invitation to EnCana Municipal Outreach.
  - C-8 March 31, 2011 - Ministry of Forest Lands and Natural Resource Operations - Structured Decision Making process.
9. Reports
  - R-1 ALR Subdivision Application No. 34/2011 (Froese).
  - R-2 ALR Non-farm Use Application No. 47/2011 (Ralph).
  - Handout: April 12, 2011 response referral from the Ministry of Agriculture.
  - R-3 DVP Application No. 46/2011 (Harcourt).
  - Handout: April 8, 2011 letter of opposition from Louis Carew.
  - R-4 ALR Exclusion Application No, 51/2011 (Pollard).
  - R-5 ALR Exclusion Application No. 49/2011 (Rutherford).
  - R-6 TUP Application No. 51/2011 (Ralph).
  - Handout: April 4, 2011 letter of opposition from Deb Kunz.
  - R-7 April 6, 2011 - Bruce Simard, General Manager of Development Services - DVP 21/2011, Tracker.
  - R-8 DVP Application No. 21/2011 (Tracker).
  - R-9 ALR Subdivision Application No. 62/2011 (Walker).
  - R-10 ALR Subdivision Application No. 55/2011 (Toner).
  - R-11 ALR Non-farm Use Application 66/2011 (Lenz).

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ADOPTION OF AGENDA (continued):

Adoption of Agenda -  
continued

RD/11/04/ 01 continued:

9. Reports (continued):
  - R-12 ALR Subdivision Application 54/2011 (McDonald).
  - R-13 ALR Non-farm Use Application 68/2011 (Westcoast / Spectra).
  - R-14 April 5, 2011 - Faye Salisbury, Corporation Officer - Spirit of the Peace Powwow Society.
  - R-15 April 7, 2011 - Trish Morgan, Manager of Community Services - Interim social Media Policy.
  - R-16 April 7, 2011 - Faye Salisbury, Corporate Officer - 2011 - 2013 Collective Agreement.
  - R-17 April 8, 2011 - Fred Banham, CAO - 2011 Operational Plan First Quarter Update.
10. By-laws
  - B-1 Zoning Amendment By-law No. 1920, 2011 (PICKELL)
    - a) April 4, 2011 report from Timothy Donegan, North Peace Land Use Planner; and
    - b) Peace River Regional District Zoning Amendment By-law 1920, 2011
  - Handout:* April 6, 2011 letter from the Ministry of Transportation and Infrastructure.  
CONSIDERATION OF FIRST AND SECOND READINGS
  - B-2 Zoning Amendment By-law No. 1921, 2011 (Commercial and Industrial Uses)
    - a) March 29, 2011 report from Timothy Donegan, North Peace Land Use Planner; and
    - b) Peace River Regional District Zoning Amendment By-law No. 1921, 2011
  - CONSIDERATION OF ADOPTION
  - B-3 Zoning Amendment By-law No. 1938, 2011 (Cloutier)
    - a) April 5, 2011 report from Jodi MacLean, South Peace Land Use Planner; and
    - b) Peace River Regional District Zoning Amendment By-law No. 1938, 2011
  - CONSIDERATION OF RESCINDING SECOND READING AND FOR SECOND READING AS AMENDED
  - B-4 Zoning Amendment By-law No. 1931, 2011 (Schaefer)
    - a) March 29, 2011 report from Timothy Donegan, North Peace Land Use Planner; and
    - b) Peace River Regional District Zoning Amendment By-law No. 1931, 2011
  - CONSIDERATION OF ADOPTION
  - B-5 OCP and Zoning Amendment By-laws No. 1936 and 1937, 2011 (Tracker)
    - a) April 1, 2011 report from Timothy Donegan, North Peace Land Use Planner;
    - b) "North Peace Fringe Area Official Community Plan Amendment By-law No. 1936, 2011"; and
    - c) "Peace River Regional District Zoning Amendment By-law No. 1937, 2011".
  - CONSIDERATION OF THIRD READING AND ADOPTION
  - B-6 OCP and Zoning Amendment By-law No. 1934 and 1935, 2011 (Shell Canada)
    - a) April 6, 2011 report from Jodi MacLean, South Peace Land Use Planner;
    - b) "West Peace Official Community Plan Amendment By-law No. 1934, 2011"; and
    - c) "Peace River Regional district Zoning Amendment By-law No. 1935, 2011"
  - CONSIDERATION OF THIRD READING AND ADOPTION
  - B-7 Zoning Amendment By-law No. 1925, 2011(Peterson)
    - a) April 6, 2011 report from Jodi MacLean, South Peace Land Use Planner; and
    - b) "Dawson Creek Rural Area Zoning Amendment By-law No. 1925, 2011"
  - CONSIDERATION OF THIRD READING
  - B-8 OCP and Zoning Amendment By-laws No. 1941 and 1942, 2011 (Rogers)
    - a) April 4, 2011 report from Owen Bloor, By-law Enforcement Officer
    - b) "North Peace Fringe Area Official Community Plan Amendment By-law No. 1942, 2011"; and
    - c) "Peace River Regional District Zoning Amendment By-law No. 1942, 2011"
  - CONSIDERATION OF FIRST AND SECOND READINGS AND AUTHORIZATION OF A PUBLIC HEARING.

*continued on next page ...*

ADOPTION OF AGENDA (continued):

- Adoption of Agenda - continued      RD/11/04/01 continued:
11. Diary
    - a) Regional Diary
    - b) Agenda Preparations Schedule
    - c) Schedule of Events
  12. New Business:
    - NB-1 March 28, 2011 - Director Hadland - Billboards
    - NB-2 April 5, 2011 - Director Hiebert - Turning Lanes for SES site - Rolla Road
    - NB-3 Director Hadland – CN Rail
  13. Appointments
  14. Consent Calendar
    - CA-1 March 16, 2011 – Assistant Deputy Minister of Agriculture – Land Reserve Management Plans.
    - CA-2 March 15, 2011 – Canadian Forest Products Ltd. – Timber Harvesting near Red Creek Subdivision.
    - CA-3 March 21, 2011 – Minister of State Transportation Canada – Rail Freight Service Review Panel's Final Report.
    - CA-4 March 31, 2011 – Municipal Finance Authority of BC – Spring Debenture Issue.
    - CA-5 March 29, 2011 – UBCM Excise Tax Act Amendment.
  15. Notice of Motion (for the next meeting)
  16. Media Questions (on agenda items and business discussed at the meeting)
  17. Adjournment
- CARRIED

MINUTES:

- 3) M-1      RD/11/04/02  
Regional Board Meeting Minutes of March 24, 2011      MOVED by Director Hiebert, SECONDED by Alternate Director Johnson, that the Regional Board Meeting Minutes of March 24, 2011 be adopted.      CARRIED
- 4) Vary Agenda      RD/11/04/03  
MOVED by Director Hadland, SECONDED by Director Lantz, that the agenda be varied to deal with item R-10 at this time.      CARRIED

REPORTS:

- 5) R-10      RD/11/04/04  
ALR Subdivision Application 55/2011 (Toner)      MOVED by Director Hadland, SECONDED by Director Hiebert, that the Regional Board authorize ALR Subdivision Application No. 55/2011 for Shannon Lucas and Bernard Toner to subdivide 4 ha (10 ac) from the Northwest 1/4 of Section 7, Township 83, Range 16, PRD except Plan 17291 in order to provide a residence for family members, to proceed to the Agricultural Land Commission.      CARRIED
- 6) Vary Agenda      RD/11/04/05  
MOVED by Director Hadland, SECONDED by Director Lantz, that the agenda be varied to deal with item R-12 at this time.      CARRIED

REPORTS: continued

7) R-12  
ALR Subdivision  
Application 54/2011  
(McDonald)

RD/11/04/06  
MOVED by Director Hadland, SECONDED by Director Lantz,  
that ALR Subdivision Application 54/2011 be forwarded to the Agricultural Land  
Commission with the proviso that it be approved, subject to consolidation of the kitty  
corner of the Southwest ¼ of Section 5, Township 84, Range 17, PRD, that the  
applicant already owns, so there would be no net land loss to the Agriculture Land  
Reserve.

RD/11/04/07  
MOVED by Director Saugstad, SECONDED by Director Jarvis  
that resolution RD/11/04/06 be tabled until later in the meeting so staff can formulate  
the resolution more clearly to meet the intent of the Board.

CARRIED

DEDICATION PAGE

8) In Memory of  
Alternate Director  
Peter Kut

RD/11/04/08  
MOVED by Director Caton, SECONDED by Director Saugstad,  
that a page in the April 14, 2011 minutes be dedicated to the Memory of the late Peter  
Kut, who served as Director for the Peace River Regional District from 2001 to 2004  
and as Alternate Director from 2004 to 2011.

CARRIED

CORRESPONDENCE:

9) C-4  
March 21, 2011  
Ministry of Health  
- Bachelor of Science  
in Nursing Program

RD/11/04/09  
MOVED by Director Ackerman, SECONDED by Director Hadland,  
that the March 21, 2011 response from Sharon Stewart, Executive Director, Health  
Human Resources Planning, Ministry of Health regarding the Board's concerns about  
the need for establishment of a baccalaureate nursing program in the region, be  
forwarded to the University of Northern BC and Northern Lights College, asking them if  
there is anything the Regional District could be doing to help move this initiative  
forward.

CARRIED

10) C-6  
Invitation to BC Rural  
Network's 2011 AGM  
and Workshop in  
Williams Lake, BC

RD/11/04/10  
MOVED by Director Saugstad, SECONDED by Director Ackerman,  
that one director be authorized to attend the BC Rural Network's 2011 AGM and  
Workshop on May 23 - 25, 2011 in Williams Lake, B.C.

CARRIED

11) C-7  
March 24, 2011 -  
Encana - Invitation to  
Encana Municipal  
Outreach

RD/11/04/11  
MOVED by Director Saugstad, SECONDED by Director Hiebert,  
that the electoral area directors be authorized to attend the Encana Municipal Outreach  
to be held at the City of Dawson Creek office on May 17, 2011 from 11 a.m. to 1 p.m.

CARRIED

THIS PAGE IS DEDICATED TO THE MEMORY OF

*Peter Alfred Kut*

*1934 – 2011*

Peace River Regional District

Director

*2001 to 2004*

Alternate Director

*2004 to 2011*

REPORTS: continued

- 12) R-1  
ALR Subdivision  
Application 34/2011  
(Froese)
- RD/11/04/12  
MOVED by Director Hiebert, SECONDED by Alternate Director Shuman, that the Regional Board refuse authorization of revised ALR Subdivision Application 34/2001 for Merlin and Joan Froese, to subdivide out the existing homesite of the South east 1/4 Section 14, Township 80, Range 17, W6M, PRD, lying east of Plan A938, except Plan 17391 onto ~7 acres, to proceed to the Agriculture Land Commission as this alternative proposal is still not consistent with the Official Community Plan and Zoning By-laws.
- CARRIED
- 13) R-2  
ALR Non-farm Use  
Application 47/2011  
(Ralph)  
and Handout
- Director Saugstad declared a conflict and left the room at 10:38 a.m.
- RD/11/04/13  
MOVED by Director Hiebert, SECONDED by Alternate Director Shuman, that the Regional Board support ALR Non-farm Use Application 47/2011 for George Ralph to operate a temporary camp with a maximum of 100 people, serving workers during the of the construction of the Dawson Gas Processing Plant on the Northwest 1/4 Section 23, Township 78, Range 17, W6M PRD; and authorize the application to proceed to the Agricultural Land Commission on the basis that a temporary use permit has been applied for in which the Peace River Regional District can address specifics of the proposal.
- NAYS 1: Director Hadland
- CARRIED
- Director Saugstad returned to the meeting at 10:43 a.m.
- 14) R-3  
DVP Permit Application  
46/2011 (Harcourt)
- RD/11/04/14  
MOVED by Director Caton, SECONDED by Director Hadland, that the Regional Board refuse issuance of Development Variance Permit No. 46/2011 to Ross and Jean Harcourt to vary the interior side parcel line setback on Parcel A (Plan 25763) of Block 1 District Lot 488, PRD, Plan 8358 for the principal building from the required minimum of 3 m (10 ft) to 1.5 m (5 ft) in order to place a new cabin on the subject property with the desired view scape and building orientation.
- CARRIED
- 15) R-4  
ALR Exclusion  
Application 51/2011  
(Pollard)
- RD/11/04/15  
MOVED by Director Hadland, SECONDED by Director Lantz, that the Regional Board support ALR Exclusion Application No. 51/2011 for William and Jennifer Pollard to exclude Lot A, Plan BCP5190, Section 25, Township 84, Range 20, W6M, PRD, except plans BCP5191 and BCP5192, (approximately 12.1 ha (29.8 acres) from the Agriculture Land Reserve in order to subdivide the property into 3 lots of approximately 4 ha (10 acres) each for rural residential use; and authorize the application to proceed to the Agricultural Land Commission on the basis that it conforms to the Official Community Plan.
- CARRIED

REPORTS: continued

16) R-5 RD/11/04/16  
ALR Exclusion MOVED by Director Hadland, SECONDED by Director Ackerman,  
Application 49/2011 that the Regional Board support ALR Exclusion Application No. 49/2011 for Ken and  
(Rutherford) Mary Rutherford to exclude Lot 2, Plan PGP45034, Section 12, Township 84, Range  
20, W6M, PRD from the Agricultural Land Reserve in order to subdivide two lots of 5 ha  
(12 acres) each and leave a remainder of 6 ha (15 acres), all for rural residential use;  
and authorize the application to proceed to the Agricultural Land Commission on the  
basis that it conforms to the Official Community Plan.

CARRIED

Director Saugstad declared a conflict and left the room at 10:47 a.m.

17) R-6 RD/11/04/17  
TUP Application MOVED by Director Hiebert, SECONDED by Alternate Director Shuman,  
51/2011 (Ralph) that the Regional Board refer Temporary Use Permit application No. 51/2011 for  
George Ralph to a future meeting, so that it can be addressed with the Agricultural  
Land Commission decision letter regarding the associated Non-farm Use Application  
No. 47/2011.

CARRIED

Director Saugstad returned to the meeting at 10:49 a.m.

18) R-7 and R-8 RD/11/04/18  
April 6, 2011 - Bruce MOVED by Director Hadland, SECONDED by Director Lantz,  
Simard report and DVP that items R-7 and R-8 be tabled until later in the meeting.  
Application 21/2011

CARRIED

19) R-9 RD/11/04/19  
ALR Subdivision MOVED by Director Hiebert, SECONDED by Director Clark,  
Application No. that R-9 be tabled until the afternoon portion of the meeting.  
62/2011 (Walker)

CARRIED

20) Recess The meeting recessed for coffee at 10:50 a.m.

21) Reconvene The meeting reconvened at 11:05 a.m.

DELEGATIONS:

22) D-1 Greg Wilson came to the meeting in response to the Directors request to be available to  
Tracker Contracting provide clarification regarding his Development Variance Application 21/2011 (R-8).  
Ltd.

Greg Wilson

RD/11/04/20

MOVED by Director Hadland, SECONDED by Director Clark,  
that items R-7 and R-8 be lifted from the table for discussion at this time.

23) Lift from the Table  
R-7 and R-8

CARRIED

A question and answer period ensued until 11:16 a.m.



REPORTS: continued

24) R-8 RD/11/04/21  
DVP Application MOVED by Director Hadland, SECONDED by Director Clark,  
21/2011 (Tracker) that the Regional Board authorize issuance of Development Variance Permit No.  
21/2011 for Tracker Contracting Ltd. No. BC0484469 (Greg Wilson) to vary the Rear  
Parcel Line Setback on Lot 1, Plan 24131, Section 5, Township 84, Range 18, W6M,  
PRD, except Plans BCP21472 and BCP 27191 from 7 m (23 ft) to 2.5 m (8 ft) in order  
to allow an existing 376 m<sup>2</sup> (4047 ft<sup>2</sup>) storage building, on the basis that the proposal  
will not affect the visual character of the neighbourhood.

NAYS 1: Director Ackerman

CARRIED

DELEGATIONS: continued

25) D-2 re: R-11 Janette and Marcus Taylor, residents of Farrell Creek informed the Board about how  
Janette and Marcus the increase of industrial traffic and activity has affected their once quiet lifestyle on  
Taylor what used to be the dead end Lahagarte Road. In recent years, the road has become  
the main route for industrial traffic coming in and out of the Farrell Creek Fracing Field  
(Handout) and is now known as Core Road. Through a PowerPoint presentation, the couple  
PowerPoint detailed their expression of opposition to Non-Farm Use Application No. 66/ 2011  
Presentation (Lenz). They feared that if the application were to receive the support of the Board,  
there would be nothing to prevent the property owner's, who have never lived on the  
property, from leasing to multiple oilfield companies.

RD/11/04/22

MOVED by Director Hiebert, SECONDED by Director Clark,  
that the PowerPoint presentation in opposition to Non-Farm Use Application No.  
66/2011 and commentary by Janette and Marcus Taylor be received.

CARRIED

A question and answer period ensued.

The complete presentation can be viewed on-line at [www.prrd.bc.ca](http://www.prrd.bc.ca) in the April 14,  
2011 agenda as item D-2 (handout).

R-11 RD/11/04/23  
ALR Non-farm Use MOVED by Director Goodings, SECONDED by Director White,  
Application 66/2011 that the Regional Board refuse ALR Non-Farm Use Application No. 66/2011 as  
(Lenz) submitted, for Chad and Rebecca Lenz to utilize the existing abandoned home-site on  
Section 16, Township 83, Range 25, W6M for a small portable office and truck parking.

NAYS 1: Director Saugstad

CARRIED

The delegation left the meeting at 11:46 a.m.

26) Vary Agenda RD/11/04/24  
MOVED by Director Saugstad, SECONDED by Director Hadland,  
that the agenda be varied in order to deal with item B-5 at this time.

CARRIED

BY-LAWS:

27) B-5 RD/11/04/25  
OCP and Zoning MOVED by Director Hadland, SECONDED by Director Hiebert,  
Amendment By-laws a) that "North Peace Fringe Area Official Community Plan Amendment By-law No.  
No. 1936 and 1937, 1936, 2001" and "Peace River Regional District Zoning Amendment By-law No.  
2011 (Tracker) 1937, 2011" be given third readings; and  
b) that final reading may be considered subject to the applicant providing and  
committing to a dust suppression strategy registered on the title by a restrictive  
covenant, meeting standard industry practise and acceptable to the Board.

NAYS 3: Directors Lantz, Ackerman, Caton CARRIED

28) Recess The meeting recessed for luncheon at 11:59 a.m.

29) Reconvene The meeting reconvened at 1:25 p.m.

30) Lift from the Table RD/11/04/26  
MOVED by Director Hiebert, SECONDED by Director Caton,  
that item R-9 be lifted from the table at this time.

CARRIED

REPORTS: continued

31) R-9 RD/11/04/27  
ALR Subdivision MOVED by Director Hiebert, SECONDED by Director Saugstad,  
Application No. that the Regional Board authorize ALR Subdivision Application No. 62/2011 for Terry  
62/2011 (Walker) and Norma Walker, as submitted, to subdivide Parcel A of the Southeast 1/4 Section 5,  
Township 77, Range 14, W6M into four 11 acre lots to develop home-sites for the  
applicant's children, to proceed to the Agricultural Land Commission.

CARRIED

REPORTS: continued

32) Lift from the Table RD/11/04/28  
ALR Subdivision MOVED by Director Hiebert, SECONDED by Director Caton,  
Application 54/2011 that item R-12 Resolution RD/11/04/06 be lifted from the table:  
McDonald CARRIED

33) R-12 Resolution RD/11/04/29  
RD/11/04/06 MOVED by Director Hadland, SECONDED by Director Lantz,  
that resolution RD/11/04/06 which reads:

*"that ALR Subdivision Application 54/2011 be forwarded to the Agricultural Land Commission with the proviso that it be approved, subject to consolidation of the kitty corner of the Southwest ¼ of Section 5, Township 84, Range 17, PRD, that the applicant already owns, so there would be no net land loss to the Agriculture Land Reserve."*

Motion to Amend be amended to read:

*"that the Regional Board authorize ALR Subdivision Application No. 54/2011 for Laurie McDonald to subdivide 4 ha (10 ac) from the Southwest 1/4 of Section 5, Township 84, Range 17, PRD in order to provide a residence for the owner, to proceed to the Agricultural Land Commission, including a recommendation that approval be subject to consolidation of Lot 1, Plan 8630, Northeast 1/4 of Section 32, Township 83, Range 17, W6M back into the Northeast 1/4 of Section 32, Township 83, Range 17, W6M as an equal trade to obtain the proposed 10 acre subdivision on the Southwest 1/4 of Section 5, Township 84, Range 17, PRD."*

The Chair called the question on the amending motion. CARRIED

Motion as Amended The Chair called the question on the motion as amended, which reads as follows:

RD/11/04/06  
MOVED by Director Hadland, SECONDED by Director Lantz,  
that the Regional Board authorize ALR Subdivision Application No. 54/2011 for Laurie McDonald to subdivide 4 ha (10 ac) from the Southwest 1/4 of Section 5, Township 84, Range 17, PRD in order to provide a residence for the owner, to proceed to the Agricultural Land Commission, including a recommendation that approval be subject to consolidation of Lot 1, Plan 8630, Northeast 1/4 of Section 32, Township 83, Range 17, W6M back into the Northeast 1/4 of Section 32, Township 83, Range 17, W6M as an equal trade to obtain the proposed 10 acre subdivision on the Southwest 1/4 of Section 5, Township 84, Range 17, PRD.

CARRIED

REPORTS: continued

- 34) R-13  
ALR Non-farm Use  
Application No.  
68/2011 (Westcoast)
- Director Saugstad declared a conflict and left the meeting at 1:37 p.m.
- RD/11/04/30  
MOVED by Director Hiebert, SECONDED by Director Caton,  
that the Regional Board authorize ALR Non-Farm Use Application No. 68/2011 for  
Westcoast Energy Inc. doing business as Spectra Energy Inc. to develop and operate a  
gas processing plant on 26.72 ha (66 acres) on the North 1/2 Section 26, Township 78,  
Range 17, W6M, PRD. to proceed to the Agricultural Land Commission.
- NAYS 1: Director Hadland CARRIED
- Director Jarvis returned to the afternoon session of the meeting at 1:40 p.m.
- RD/11/04/31  
MOVED by Director Ackerman, SECONDED by Director Jarvis,  
that Gary Weillinger, VP for Strategic Development and External Affairs, Spectra Energy  
be given permission to speak from the gallery. CARRIED
- A question and answer period ensued, particularly in relation to the reason why the  
National Energy Board is involved in the Westcoast application.
- RD/11/04/32  
MOVED by Director Caton, SECONDED by Director Ackerman,  
that the Regional Board forward a letter the Agricultural Land Commission supporting  
the need to obtain clarification as it pertains to the jurisdictional issue of National  
Energy Board authority over provincial and local government. CARRIED
- Director Saugstad returned to the meeting at 2:22 p.m.
- 35) R-14  
Faye Salisbury,  
Corporate Officer  
- Spirit of the Peace  
Powwow Society
- RD/11/04/33  
MOVED by Director Caton, SECONDED by Director Hiebert,  
that the Regional Board provide a grant of \$750 to the "Spirit of the Peace" Powwow  
Society to go toward the June 2011 Annual Traditional Powwow being held in Taylor,  
B.C. on June 17 to 19, 2011. CARRIED
- 36) R-15  
Trish Morgan, Manager  
of Community Services  
- Interim Social Media  
Policy
- RD/11/04/34  
MOVED by Director Ackerman, SECONDED by Director Lantz,  
that the Regional Board approve the "Interim Social Media Policy" dated April 7, 2011  
for use by Peace River Regional District staff to assist in publicizing Regional District  
events, initiatives and information as outlined in the policy. CARRIED
- 37) R-16  
Faye Salisbury,  
Corporate Officer  
Collective Agreement
- RD/11/04/35  
MOVED by Director Ackerman, SECONDED by Director Clark,  
that item R-16 be tabled until the end of the meeting CARRIED

BY-LAWS:

- RD/11/04/36  
38) B-1  
Zoning Amendment  
By-law No. 1920, 2011  
(Pickell)  
MOVED by Director Hadland, SECONDED by Director Ackerman,  
a) that "Peace River Regional District Zoning Amendment By-law No. 1920, 2011" be given first and second readings to rezone a 19 ha (47 ac) portion of the Southwest ¼ of Section 10, Township 84, Range 19, W6M, PRD, except Plans A938, 10474, 17132, and 18264 from A-2 (Large Agricultural Holdings Zone) to I-1 (Light Industrial Zone) in order to subdivide the 19 ha (47 ac) lot for light industrial use;  
b) that a public hearing be scheduled at the North Peace Cultural Centre, in Fort St. John, BC; and  
c) that the holding of the public hearing be delegated to Director Hadland.  
CARRIED
- RD/11/04/37  
39) B-2  
Zoning Amendment  
By-law No. 1921, 2011  
(Commercial and Industrial Uses)  
MOVED by Director Saugstad, SECONDED by Director Hiebert,  
that "Peace River Regional District Zoning Amendment By-law No. 1921, 2011" be adopted.  
CARRIED
- RD/11/04/38  
40) B-3  
Zoning Amendment  
By-law No. 1938, 2011  
(Cloutier)  
MOVED by Director Hiebert, SECONDED by Director Ackerman,  
a) that the Regional Board rescind second reading of "Peace River Regional District Zoning amendment By-law No. 1938, 2011";  
b) that "Peace River Regional District Zoning amendment By-law No. 1938, 2011" be amended by applying R-1 (Residential 1 Zone) to the entire parcel;  
c) that "Peace River Regional District Zoning amendment By-law No. 1938, 2011" be given second reading as amended; and  
d) that the Regional Board waive the holding of a public hearing pursuant to Section 890(4) of the *Local Government Act*, and authorize performance of public notification pursuant to Section 893 of the *Local Government Act*.  
CARRIED
- RD/11/04/39  
41) B-4  
Zoning Amendment  
By-law No. 1931, 2011  
(Schaefer)  
MOVED by Director Goodings, SECONDED by Director Hiebert,  
that "Peace River Regional District Zoning Amendment By-law No. 1931, 2011" be adopted.  
CARRIED
- RD/11/04/40  
42) B-6  
OCP and Zoning  
Amendment By-laws  
No. 1934 and 1935,  
2011  
(Shell Canada Ltd.)  
MOVED by Director Caton, SECONDED by Director Saugstad,  
that "West Peace Official Community Plan Amendment By-law No. 1934, 2011" and "Peace River Regional District Zoning Amendment By-law No. 1935" be given third readings.  
CARRIED
- RD/11/04/41  
MOVED by Director Caton, SECONDED by Director Saugstad,  
that "West Peace Official Community Plan Amendment By-law No. 1934, 2011" be adopted.  
CARRIED
- RD/11/04/42  
MOVED by Director Caton, SECONDED by Director Saugstad,  
that "Peace River Regional District Zoning Amendment By-law No. 1935, 2011" be adopted.  
CARRIED

BY-LAWS: continued

43) B-7  
Zoning Amendment  
By-law No. 1925, 2011  
(Peterson)

RD/11/04/43

MOVED by Director Hiebert, SECONDED by Alternate Director Shuman,

- a) that the Regional Board receive the letter of commitment from CCS Corporation dated March 31, 2011 that has clarified matters from the Public Hearing, as requested by the Regional Board;
- b) that the Regional Board approve "Dawson Creek Rural Area Zoning Amendment By-law No. 1925, 2011" for third reading;
- c) that consideration of final reading be conditional upon the registration of a covenant on title regarding water well testing and air quality monitoring; and
- d) that consideration of final reading be conditional upon receiving approval from the Agricultural Land Commission.

NAYS 1: Director Hadland

CARRIED

44) B-8  
OCP and Zoning  
Amendment By-laws  
No. 1941 and 1942,  
2011 (Rogers)

RD/11/04/44

MOVED by Director Hadland, SECONDED by Director Saugstad,

- a) that the Regional Board has considered the requirements of Section 879 of the *Local Government Act*, and has provided for early and ongoing consultation with those persons, organizations and authorities the Board considers will be affected, as summarized in the Development Services report dated April 4, 2011;
- b) that "North Peace Fringe Area Official Community Plan Amendment By-law No. 1941, 2011" and "Peace River Regional District Zoning Amendment By-Law No. 1942, 2011" be given first and second readings to consider "Wood Pellet Manufacturing Plant" as a principal use on Lot 1, Plan PGP45344, Section 4, Township 84, Range 18, W6M, PRD;
- c) that a public hearing be scheduled for May 4, 2011 at 7:00 p.m. at the North Peace Cultural Centre in Fort St. John, BC; and
- d) that the holding of the public hearing be delegated to Director Hadland.

CARRIED

NEW BUSINESS:

45) NB-1  
March 28, 2011  
Director Hadland  
- Billboards

RD/11/04/45

MOVED by Director Hadland, SECONDED by Alternate Director Schuman, that staff be authorized to survey other regional district's best practices in relation to billboard regulations with a view to banning billboards from being placed on lands adjacent to provincial highways in this region.

NAYS 1: Director Caton

CARRIED

NEW BUSINESS: continued

- 46) NB-2  
April 5, 2011 - Director Hiebert - Turning Lanes for SES Site on Rolla Road
- RD/11/04/46  
MOVED by Director Hiebert, SECONDED by Director Saugstad, that a letter be forwarded to the Ministry of Transportation requesting that a traffic count be undertaken at the turn to the Secure Energy Services plant on the Rolla Road and that the Ministry reconsider the necessity of turning lanes, due to the safety concerns related to the already increased numbers of industrial traffic, and the anticipated further increase which will result from the proposed expansion of the SES plant.
- CARRIED
- 47) NB-3  
Director Hadland - CN Rail
- RD/11/04/47  
MOVED by Director Lantz, SECONDED by Director Jarvis, that a letter be forwarded to the Federal Undersecretary of Transportation, Rob Merrifield voicing the Board's concern that CN Rail is offloading the responsibility of maintaining railroad crossings to municipalities and rural property owners; without consultation with local government; and copy the letter to all the appropriate provincial entities.
- CARRIED
- RD/11/04/48  
MOVED by Director Hadland, SECONDED by Director Clark, that a letter be forwarded to the Federal Minister Responsible for Railroads and the Chair of CN Rail, requesting that there be a thorough investigation into opening up the line between Grande Prairie and Prince George via Dawson Creek and Chetwynd, so freight can be run on that line.
- CARRIED
- 48) Permission to add a new item of business
- RD/11/04/49  
MOVED by Director Goodings, SECONDED by Director Hadland, that permission be granted to add a new item of business at this time.
- CARRIED
- 49) NB-4  
Director Goodings  
Alaska Pipeline Project Meeting
- RD/11/05/50  
MOVED by Director Lantz, SECONDED by Director Ackerman, that the Chair and any other directors wishing, be authorized to attend the Alaska Pipeline Project meeting which is scheduled to be held in the Multi-Purpose Room of the North Peace Cultural Centre, in Fort St. John, BC on April 21, 2011.
- CARRIED
- 50) Recess for coffee
- The meeting recessed for coffee at 3:15 p.m.
- 51) Reconvene
- The meeting reconvened at 3:27 p.m.
- 52) Lift from the Table
- RD/11/05/51  
MOVED by Director Saugstad, SECONDED by Director Lantz, that item R-16 be lifted from the table.
- CARRIED

REPORTS: continued

RD/11/05/52  
53) R-16  
Faye Salisbury  
Corporate Officer  
- Collective Agreement  
MOVED by Director Saugstad, SECONDED by Director Lantz,  
that pursuant to Section 90.(1)(c) labour relations or other employee relations, of the  
*Community Charter*, permission be granted to resolve to a Closed Session of the Peace  
River Regional District meeting.

CARRIED

Permission for Closed meeting  
The meeting resolved to the closed session at 3:28 p.m. and staff and members of the public left the room.

54) Recall to Order  
Following the closed session, the meeting was recalled to order by the Chair at 3:46 p.m.

55) Report from Closed Meeting  
RD/11/04/53  
MOVED by Director Caton, SECONDED by Alternate Director Johnson,  
that the following report from the closed meeting regarding the 2011-2013 Collective Agreement between the Peace River Regional District and CUPE Local 2403 be received:

Chair Goodings reported that the Regional Board ratified the March 21, 2011 bargaining committee's Memorandum of Agreement and authorized the Chair and the Chief Administrative Officer to sign a new three year Collective Agreement with Canadian Union of Public Employees Local 2403, to run from January 1, 2011 to December 31, 2013. The agreement will see wages increase by 2% in 2011; 2.5% in 2012; and 3% in 2013. Additionally, each of the twenty-one employees will receive a \$250 one-time lump sum payment. The agreement also included some contract clarification, wording and some benefit changes, as well as some potential identified wage rate inequity adjustments in the final year.

In summary she emphasized how important it is to have reached this agreement. The directors of the Peace River Regional District previously approved the mandate which was given to management staff and she stated we are very pleased that the three year contract with our unionized staff has been ratified.

CARRIED

56) Adjournment  
RD/11/04/54  
MOVED by Director Saugstad, SECONDED by Director Lantz,  
that the meeting adjourn.

CARRIED

The meeting adjourned at 3:55 p.m.

\_\_\_\_\_  
Sheila Decosta, Recording Secretary

\_\_\_\_\_  
Karen Goodings, Chair

CERTIFIED a true and correct copy of the Minutes of the Regional Board of the Peace River Regional District from a meeting held on April 14, 2011 in the Regional District Office Board Room, Dawson Creek, BC.

\_\_\_\_\_  
Faye Salisbury, Corporate Officer